



36 Fotheringhay Road, Corby, NN17 2RG



£195,000

Stuart Charles are delighted to offer for sale with NO CHAIN this three bedroom family home located in the Lodge Park area of Corby. Situated a short walk from a host of amenities an early viewing is recommended to avoid missing out on this home. The accommodation comprises to the ground floor of an entrance hall, large lounge, dining room and kitchen with utility room. To the first floor are three good sized bedrooms, separate WC and a two piece bathroom. Outside to the front a large block paved driveway provides off road parking for two vehicles, while to the rear a patio area leads onto a laid to lawn and is enclosed by timber fencing to all sides. Call now to view!!



Entrance Hall

Entered via a double glazed door, radiator, stairs rising to first floor landing, door to:

Lounge

14'3 x 11'1 (4.34m x 3.38m)

Radiator, double glazed window to rear elevation, feature fire place, door to:

Kitchen

9'10 x 7'9 (3.00m x 2.36m)

Fitted to comprise a range of base and eye level units with a single steel sink and drainer, gas hob and electric oven, space for white goods, double glazed window and door to rear elevation.

Utility Room

9'5 x 8'8 (2.87m x 2.64m)

Single glazed door to the front elevation, fitted to comprise a range of







base and eye level units., under stairs storage.

Dining Room

9'9 x 9'3 (2.97m x 2.82m)

Double glazed window to front elevation, radiator.

Landing

Loft access, storage cupboard, doors to:

Bedroom One

12'9 x 10'8 (3.89m x 3.25m)

Double glazed window to front elevation, radiator.

Bedroom Two

12'9 x 8'3 (3.89m x 2.51m)

Double glazed window to rear elevation, radiator.





Bedroom Three

14'4 x 9'4 (4.37m x 2.84m)

Double glazed window to front elevation, radiator.

WC

Low level pedestal, double glazed window to rear elevation.

Bathroom

6'7 x 5'2 (2.01m x 1.57m)

Featuring a two piece suite with panel bath and electric shower over, low level wash hand basin, radiator, double glazed window to rear elevation.

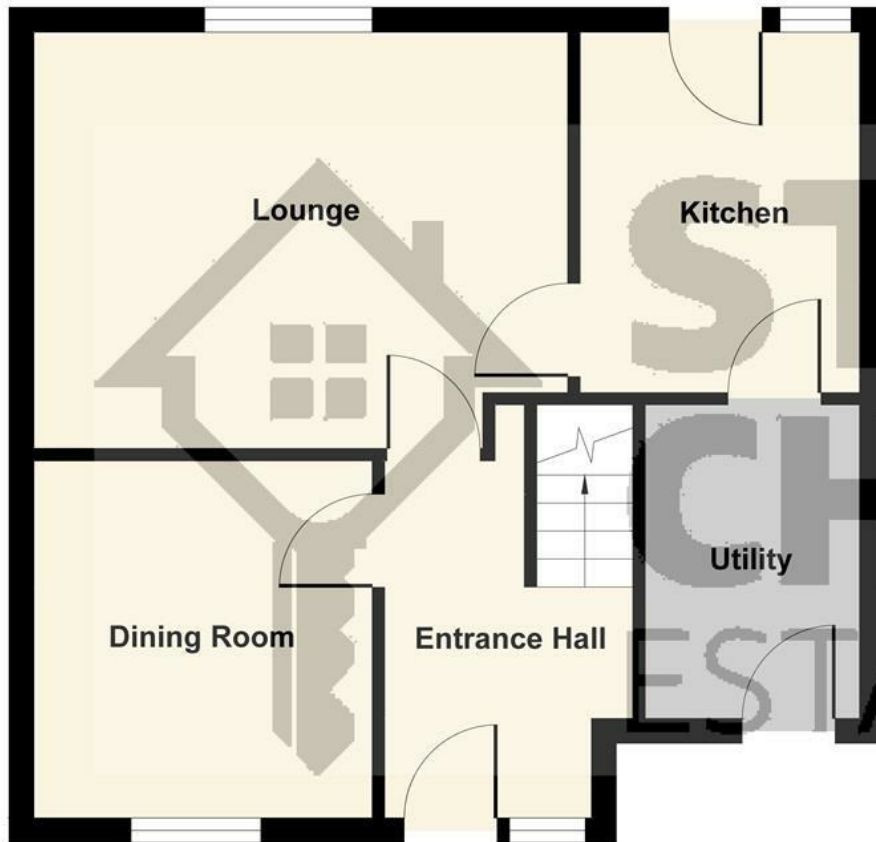
Outside

To the front is a block paved driveway for two cars.

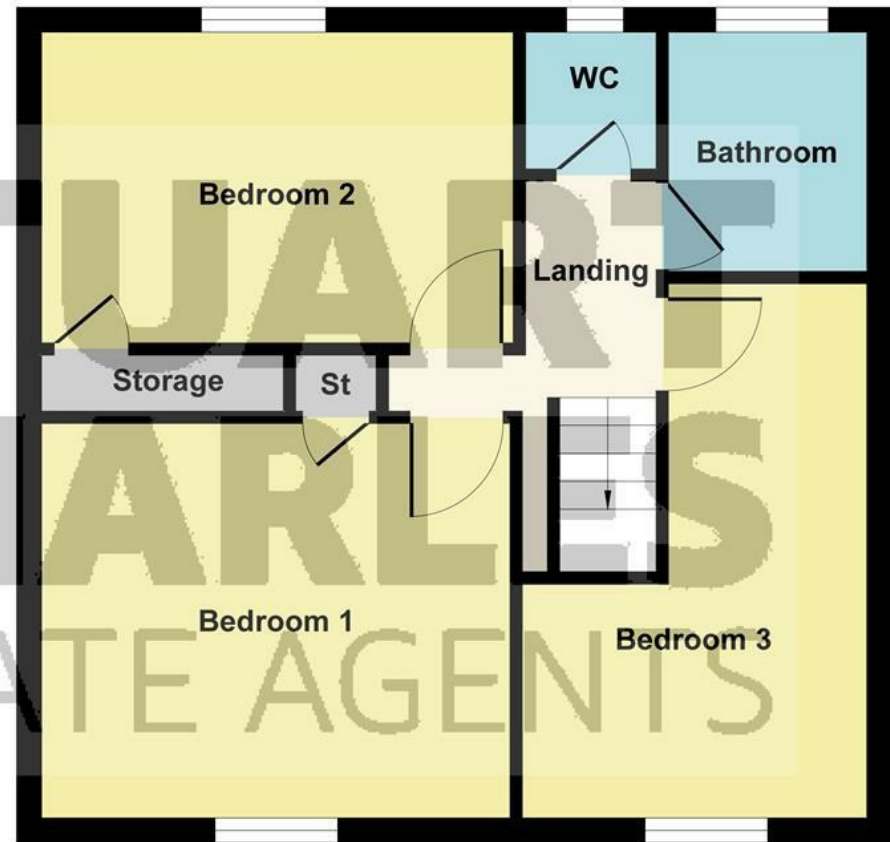




To the rear is a patio area that leads to a laid lawn, all enclosed by timber fence surround.



Ground Floor



First Floor

Illustration for identification purposes only, measurements are approximate, not to scale.
Produced by Elements Property

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	